

Unit 2003 - Regency Tower

2003 - 3850 Galt Ocean Dr, Fort Lauderdale, FL, Broward 33308

Unit Information

MLS Number:	F10421384
Status:	Active
Size:	1,050 Sq ft.
Bedrooms:	1
Full Bathrooms:	1
Half Bathrooms:	1
Parking Spaces:	1 Space,Covered Parking,Deeded Parking
View:	Ocean View,Water View
List Price:	\$434,000
List PPSF:	\$413
Valuated Price:	\$428,000
Valuated PPSF:	\$408

The above valuated price is a baseline figure that does not take into account any specific renovation, upgrade, split, merge, or deterioration of the unit.

Building Information

Number of units:	203
Number of active listings for rent:	3
Number of active listings for sale:	8
Building inventory for sale:	3%
Number of sales over the last 12 months:	7
Number of sales over the last 6 months:	6
Number of sales over the last 3 months:	3

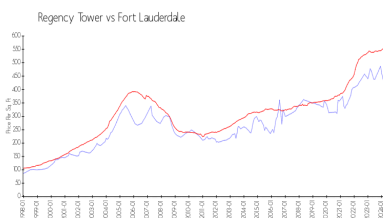
Building Association Information

Regency Tower Condo Association
(954) 566-8606

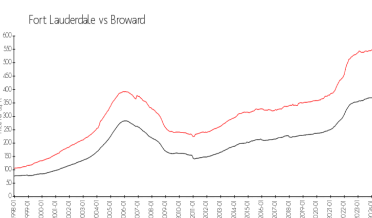
Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
1801	1,650 sq ft	Jun 2024	\$775,000	\$470
1808	1,000 sq ft	Jun 2024	\$600,000	\$600
711	2,080 sq ft	Mar 2024	\$1,095,000	\$526
2008	1,050 sq ft	Jan 2024	\$415,000	\$395
702	1,600 sq ft	Jan 2024	\$680,000	\$425

Market Information



Regency Tower: \$388/sq. ft.
Fort Lauderdale: \$549/sq. ft.



Fort Lauderdale: \$549/sq. ft.
Broward: \$351/sq. ft.

Inventory for Sale

Regency Tower	4%
Fort Lauderdale	4%
Broward	3%

Avg. Time to Close Over Last 12 Months



Regency Tower
Fort Lauderdale
Broward

84 days
79 days
69 days